

**Town of Georgetown
Regular Meeting
December 18, 2023
4:00 P.M.**

Pledge of Allegiance

Roll Call:

Council members present: Chris Loop, Ben Stocksdales, Billy Haller, Brandon Hopf, and Jason Parrish. Also attending: Kristi Fox, Bob Woosley, Julia Keibler, Haley James, and Reny Keener.

Members not present: Travis Speece

Approval of Minutes

Brandon Hopf made a motion to approve the Regular Town Council Meeting Minutes on November 20, 2023. Seconded by Chris Loop and approved 5-0.

Brandon Hopf made a motion to approve the Special Town Council Meeting Minutes on November 29, 2023. Seconded by Jason Parrish and approved 5-0.

Clerk Treasurers Report

Julia Keibler presented the new holiday schedule and meeting dates for 2024. Reny Keener and Chris Loop would like to go ahead and include Columbus Day and Juneteenth Day on the list.

Brandon Hopf made a motion to approve adding the two extra holidays to the 2024 Holiday schedule. Seconded by Chris Loop and approved 5-0.

The Town has received the 1782 notice from the Department of Local Government Finance. The 2024 Budget has been approved but they did make one change due to the Excess Levy Fund.

Chief Travis Speece

Nothing to report.

Public Works – Reny Keener

T-Mobile Grant for Ashley Mariah Park

We did not receive any funding. Reny Keener will reapply this month with updates from the feedback that was received.

Catalpa Ridge Project

This project has been completed by Riley's excavating.

WWTP Signs

Reny Keener has purchased a couple of signs for the Wastewater Treatment Plant to help delivery trucks find it better. He plans to add one to the LockJawz sign and two smaller signs that will be placed by the storage unit and by the Odyssey Machines building so they know not to stop there and to keep driving further back.

Park/Softball Field Rental

Reny Keener has attached a proposed rental sheet and other rental sheets from other municipalities to help determine a good rental price. Utilities will place a sign at the shelter houses letting others know it is rented out and they will make sure trash cans are empty the night before the rental date. This form will be for both parks in Town.

Chris Loop made a motion to approve the official Shelter Reservation Form. Seconded by Brandon Hopf and approved 5-0.

Reny Keener would like the board to review the Georgetown Softball Field Rentals form he has presented. Reny Keener suggests once the field is turfed, raising the rental fees to accommodate maintaining the turf. Kristi Fox suggested tabling this item until an actual agreement is drafted.

Septic Tank failure

Two septic tanks are failing in Town. One on Canal Lane and one on Blossom Lane. These tanks are collapsing and we are securing quotes to replace them from Jeckers, Shantz, and Rileys.

Equipment Purchase

Reny Keener would like approval to purchase a Kubota RTV. This equipment will help with trash, snow, and leaf removal on the trail/parks, and sidewalks. It will also help with dragging the softball field to prepare for games and practices. It can be used to haul small amounts of dirt or rock. Reny Keener received three quotes for this. Jacobi Sales in Palmyra for \$26,500.00, Lawrence County equipment in Bedford for \$28,200.00, and Anderson' Sales in Louisville for \$28,400.00.

Chris Loop made a motion to approve purchasing a Kubota RTV from Jacobi Sales for \$26,500.00 and to purchase the DR Leaf & Lawn Vacuum for \$1,800.00 and for this to be paid from the Gaming Fund. Seconded by Jason Parrish and approved 4-1. Billy Haller is opposed.

Employee Handbook

The final additions were sent to each council member. This will be brought back up at the January meeting.

Town Attorney

Nothing to report.

Town Engineer

West Lift Station Pump Repair

One of the pumps at this station has failed and had to be replaced with a spare pump by TNT Technologies for \$6,450.00. This repair work has been completed and this pump is now in storage at the Town shop. Work included new bearings, seals, O-rings, and cord.

Community Crossings Matching Grant

All paving work has been completed except for the improvements to Lois Lane. Bob Woosley has asked the contractor to return to fix the pavement at the corner of Sprecher Alley and Sarah Lane. Lois Lane is delayed due to the relocation of power poles by Duke Energy. We were given a timeline of four months in December before the poles would be relocated. The contractor will likely have to return in the spring to complete these improvements if cold weather sets in before the poles are relocated due to asphalt plants shutting down.

WWTP B Side Air Leak Repair Quotes

This project will fix air leaks and replace two plug valves with gate valves. Bob Woosley has met with the contractors to discuss materials and how the work will be completed. The contractor is working on submitting his shop drawings now. Bob Woosley expects this project to be completed by the middle to end of January.

Dual FM Modifications (Legacy Springs FMs)

Bob Woosley requested a quote from Robinson to fully flush the existing system within Legacy Springs to ensure the lines are completely clean. The Town has decided to not go with Robinson and is looking into our options for using Jeckers or possibly a fire truck to connect to the system for routine flushing.

East Knable Road Lift Station Project

The church has requested the privacy slats the Town removed from the fence be reinstalled. Only a portion will be installed to prevent creating a site obstruction for cars entering/exiting the parking lot. Jamie Schillmiller plans to complete this in the future.

Brookline Trail Extension

The Town has been working with Floyd County and the developer (Kent Witten) on extending Brookline Trail at the end of Brookstone subdivision. The County is in the process of replacing the culvert in front of the creek. That work will be completed around July 2024. Kent Witten has agreed to build this road to North Tucker Rd and then the County will take the road further into the park. There is one property's sewer system right in the middle of the path needed for this road extension. They could be hooked into our sewer. Bob Woosley's recommendation is to have the Town work with the County and waive the homeowners connect fees and just have them be responsible for the monthly sewer bill. If not, a wall would have to be built to protect their lateral fields. The wall option would be a lot more expensive than allowing them to tie in.

Chris Loop made a motion to approve allowing Bob Woosley and Kristi Fox to work with the homeowner, Mike Sells, on connecting to our system and to work with the County on waiving tap in fees and any installation costs and vacate laterals. Seconded by Ben Stocksdales and approved 5-0.

Maplewood Business Park Lift Station

Bob Woosley has reached out to the Fire Department and MRO Properties, and both agree to grant the Town Easements. The Gateway Village Apartment Development (120 units) and revitalization of the old Edwardsville School will utilize this lift station and pay capacity fees. The Town will use these capacity fees to pay for the lift station's replacement work. Bob Woosley plans to advertise bids for this project in January and open them at the February meeting. Plans are completed and have been sent to IDEM for approval.

4710 Corydon Ridge Road (Connection to Sewer and Waiving of connection fee)

This property was forced to connect to the Town's sewer system by the Floyd County Health Department when it was discovered they had a direct discharge of their sewer lateral tied into the storm drainage system. The people living there now are in a rent to own contract. The owner of the property lives in Florida and has not been corporative with resolving this issue. The renters have asked the Town to waive the tap in fee. Kristi Fox would like this item tabled to give her more time to research.

Plan Commission

Nothing to report.

Redevelopment Commission

Nothing to report.

Agenda Items/New Business

Public Hearing Establishing an ERA (Economic Revitalization Area)

The public hearing for Establishing an ERA has been opened.

Reny Keener explained establishing an ERA is crucial for the Town to continue to support downtown development. Establishing an ERA will help further enhance the community's quality of life. This will help support commercial businesses coming into Georgetown in the future. The map attached to Resolution R-23-07 shows the red area as the Economic Revitalization Area and the purple area on the map is for the Economic Development target area. The purple area can only be 15% of the entire Town. The map can be changed.

Chris Loop closed the public hearing at 4:48 P.M.

Resolution R-23-07- A Resolution Ratifying Action and Confirming The Main Street Economic Revitalization Area

Ben Stocksdale made a motion to approve Resolution R-23-07- A Resolution Ratifying Action and Confirming The Main Street Economic Revitalization Area. Seconded by Chris Loop and approved 5-0.

Ordinance G-23-14- An Ordinance Designating a Certain Area of the Town of Georgetown, Indiana as an Economic Development Target Area as Recommended by the Georgetown Economic Development Commission and Georgetown Redevelopment Commission

First Reading

Ben Stocksdale made a motion to approve Ordinance G-23-14- An Ordinance Designating a Certain Area of the Town of Georgetown, Indiana as an Economic Development Target Area as Recommended by the Georgetown Economic Development Commission and Georgetown Redevelopment Commission. Seconded by Jason Parrish and approved 5-0.

Second Reading

Chris Loop made a motion to approve Ordinance G-23-14- An Ordinance Designating a Certain Area of the Town of Georgetown, Indiana as an Economic Development Target Area as

Recommended by the Georgetown Economic Development Commission and Georgetown Redevelopment Commission. Seconded by Brandon Hopf and approved 5-0.

Tax Abatement for 9135 State Road 64

Resolution R-23-08 - A Resolution Regarding Adoption of Abatement Schedule

Chris Loop made a motion to approve Resolution R-23-08- A Resolution Regarding Adoption of Abatement Schedule. Seconded by Ben Stocksdales and approved 5-0.

Resolution R-23-09- A Resolution Concerning Statement of Benefits for NCJ+J Holding Company and Off the Rails, LLC

Ben Stocksdales made a motion to approve Resolution R-23-09- A Resolution Concerning Statement of Benefits for NCJ+J Holding Company and Off the Rails, LLC. Seconded by Chris Loop and approved 5-0.

Interlocal Agreement for Sludge Treatment (South Harrison School Corporation)

Jason Parrish made a motion to approve signing the Interlocal Agreement between the Town of Georgetown and South Harrison School Corporation. Seconded by Ben Stocksdales and approved 5-0.

Nepotism Forms

All of the council members signed two nepotism forms stating they are not illegally paying or hiring relatives. These forms have to be signed yearly by elected officials.

Resolution R-23-10- A Resolution for Sale of personal Property

Ben Stocksdales made a motion to approve Resolution R-23-10 – A Resolution for sale of Personal Property. Seconded by Jason Parrish and approved 5-0.

Newly Elected Officials Training Through AIM

Brandon Hopf would like the Town Council to cover registration costs and hotel costs for this three-day event for new council members. This event will cover ethics, public works, utilities, code enforcement, budgets, and other important information. Brandon Hopf, Jason Parrish, Matt Nolan, and Doug Wacker are interested in attending.

Chris Loop made a motion to approve a budget of \$2,750.00 to pay for up to four council members to attend this training event, and for it to be paid from the General Fund. Seconded by Ben Stocksdales and approved 5-0.

Matt Toole- West Knable Road Development- Sewer Extension

Matt Toole from Infinity Homes and Development is in attendance tonight to ask the board for assistance with connecting sewer to a location he plans on building assisted living apartments and regular apartments/Townhomes. He plans to add 48 apartments, 26 Townhomes, and 3 residential assisted living homes. Bob Woosley and Kristi Fox suggested Matt Toole get an attorney and look into securing easements or starting a recapture agreement with him and the Town. All agreements must be in place prior to any construction starting.

Rob Huckaby- SWAC Contract with OHM Advisors

The Town has been in this agreement with OHM Advisors for previous years. This contract helps with MS4 cost sharing between local towns. They also submit reports to the State of Indiana with copies of it going to the Town of Georgetown. Bob Woosley recommends signing the contract.

Ben Stocksdale made a motion to approve signing the SWAC Contract with OHM Advisors. Seconded by Brandon Hopf and approved 4-1. Billy Haller is opposed.

Brent Schroeder- Georgetown Bar & Grill - 8368 St. Rd. 64 - Parking Lot Issue

Brent Schroeder is in attendance tonight to let the Council know the additional parking at 8368 State Road 64 has been removed and this business now does not have enough parking for the number of guests they service. Chris Loop and Kristi Fox asked Haley James or Julia Keibler pull the previous BZA variance for review.

Destination Georgetown- John Beams

John Beams is in attendance tonight to let the council know he has submitted Destination Georgetown's 2023 expenditure and income report and will have the final one by January's meeting. He is getting pricing for a West side mural and also information about some grant sharing.

Claims Docket

Ben Stocksdale made a motion to approve the claims docket. Seconded by Chris Loop and approved 5-0.


Miscellaneous Business

Dorthy Ferber reached out to Billy Haller about surveyors in her yard regarding the sidewalk project. Dorthy Ferber would like notices to be sent when this type of work is being performed. Bob Woosley suggested hanging door hanger's up next time.


Adjournment

Jason Parrish made a motion to adjourn the meeting. Seconded by Brandon Hopf and approved 5-0.

Minutes approved by:


Christopher Loop

Brandon Hopf


Jason Parrish
Doug Wacker

Matt Nolan

Attest:


Julia Keibler, Clerk Treasurer

SIGN IN SHEET

MEETING DATE & TIME:

Dec 18, 2023

PUBLIC HEARING FOR:

Establishing an ERA

[illegible]

2024 HOLIDAYS

CELEBRATE

January 01	New Year's Day	Monday
January 15	Martin Luther King	Monday
February 19	President's Day	Monday
March 29	Good Friday	Friday
May 27	Memorial Day	Monday
June 19	Juneteenth	Wednesday
July 04	Independence Day	Thursday
September 02	Labor Day	Monday
October 14	Columbus Day	Monday
November 28	Thanksgiving	Thursday
November 29	Day after Thanksgiving	Friday
December 24	Christmas Eve	Tuesday
December 25	Christmas	Wednesday